

Brendan Cefai: How to Make a Stress-Free Home Renovation Builder Selection

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Melbourne, Australia Aug 25, 2022 (IssueWire.com) - No matter the scale of your house or what it needs, Brendan Cefai's ONQ is prepared to assist you in rethinking your property. Every step of your home renovation is handled when you work with the company, allowing you to unwind. Designing, building, and finally adorning. The friendly team of handymen provides a fair price upfront, so you know precisely what to anticipate. The offerings consist of:

- Designing and planning
- Kitchen and living room renovation
- Garage and outdoor conversions
- House Extension and Roof Extension
- Holiday home planning

[Brendan Cefai](#) notes that people frequently become enthusiastic about the prospect of renovating their homes but become discouraged when trying to locate a builder they can rely on to make it all work. However, most of us have heard horror stories about building or remodeling, so he encourages prospective renovators to do it well.

The wrong contractor might make your renovation nightmare a reality, while the right one might make it happen with the least hassle and stress. Therefore, how do you choose?

Let's examine how Brendan Cefai believes the procedure ought to operate.

Visit the Site

Brendan Cefai maintains that the builder should arrange a free, no-obligation site visit when you get in touch with a builder to indicate interest in a renovation. The purpose of this visit is for the builder to learn more about your goals and what you want/need from the makeover. In addition, the builder will be able to ascertain the general requirements for the job.

Make sure to ask your own inquiries and get a sense of the builder's personality as they are grilling you about your house and way of life. Brendan Cefai further suggests inquiring about their prior experience with projects similar to yours. See if they can provide testimonials from satisfied customers and learn about their refurbishment process. These questions should have solutions, and a good builder should anticipate them.

Does the builder appear at ease and ready to respond to all of your inquiries? If not, consider it a huge warning sign (with the words "This guy's suspicious" in bold).

Building Quote

Brendan Cefai recommends counting on learning the cost of your remodeling at the end of this meeting. For homeowners who are unsure of what to expect, the builder will indeed be able to provide a rough

estimate. Suppose the price is higher than you had anticipated. In that case, however, they will be able to direct you toward reasonable options that go within your budget.

However, they won't be able to provide you with a genuine estimate immediately. Builders who give you a price upfront are deceiving you because they want your company now and don't care about the implications. Instead, choose a builder only after receiving a fixed-price estimate that includes all the details of your remodel.

Brendan Cefai often says, "You've got to spend money to make money." Well, the initial stages of such a renovation entail spending some money to significantly reduce costs later. You should receive a quote from a builder to provide:

- Concept drawings
- A construction budget based on the designs (with those details & a fixed price)
- Construction drawings
- A list of requirements and inclusions for the construction's final phase
- Inspections and engineering, if your project calls for them
- A quote for the construction expenditures, including fees for council inspection and obtaining permits

A remodeling quote requires much planning and time, and there are valid reasons why Brendan Cefai believes that's necessary. Simply put, a builder cannot determine the cost of something until they have a clear understanding of what that something is. So ask your builder for details on their procedure. They ought to be able to explain everything in detail and be ready to help you along the route.

The Construction Agreement

When you're prepared to sign on the dotted line, Brendan Cefai suggests only proceeding with such a builder who uses a thorough building contract for your security and peace of mind. Suspect this right away.

Most respectable contractors will employ a construction contract from a housing association like the Housing Industry of Australia, created through time to safeguard both the client and the contractor by ensuring it fits their needs.

Depending on the cost and magnitude of the project, [Brendan Cefai](#) observes that state and federal laws may also apply to any building project. Therefore, the building contract is essential to ensure that every part of the construction is covered.

The contract should contain explicit information on the requirements, the inclusions (& exclusions), payment schedule, the start and completion dates, and other crucial information.

Brendan Cefai recommends working with anyone who attempts to convince you that this is not important; instead, be sure that it is your potential builder's regular operating practice. You are protected by this document from the kind of unpleasant surprise that an unethical constructor might give you.

Your builder should be someone you feel at ease around. If you don't receive upfront, frank communication, there is no chance that things will become better after the contract is signed. Don't give any room for ambiguity; ask them the difficult questions immediately. You can inquire about speaking with former customers and viewing samples of their work. There is no need to be evasive about these

issues; they are the bread and butter of a seasoned, reputable remodeling builder.

According to Brendan Cefai, a home makeover doesn't need to cause a lot of stress. A builder with experience in house renovations handles all the labor-intensive work and arranges everything on your behalf. It's up to you to choose the tiles you like most and whether you select the additional powder room. Then just sit and watch while your new house is being built.

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